

Abiqua Heights Homeowner's Association

Draft Minutes – September 14, 2017

7:00 PM Open Session

AHHA Board Meeting

Silverton Senior Center

Board Members Present: Steve Barrett – President, Todd Ferrell -- Secretary, Wayne Trucke -- Treasurer, Karen Garst – Director, David Ortega – Director

OPEN MEMBERSHIP DISCUSSION: None.

1. ACCEPTANCE OF MINUTES: The motion to approve the minutes from the July 13, 2017 AHHA Board Meeting was passed, 5 – 0

2. FINANCIAL REPORTING AND REVIEW: The Treasurer's Report was accepted, 5 – 0. Detailed financial reports are sent to the members prior to the meetings.

August 31, 2017 Funds

Operating Account:	\$ 852.12
Operating Savings Account:	\$64,979.11
Reserve Account:	\$69,492.18
Cert. of Deposit:	\$ 3,378.81
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Total Funds	\$142,081.03

3. BOARD REPORT:

- Noting that the Master Plan Survey did not receive a 60% response rate from the community, the Board suspended the survey by a vote of 5 – 0. The Board thanks David for all his work on the survey along with those members of the community that participated in the survey. Though the survey has been ended, the communication received from the members will help guide future actions.
- The excavation portion of the Pond Improvement Project was completed on Saturday, September 9, 2017. One hundred six truckloads of soil, rock, and cattails were removed from the large pond. Future rains will fill the pond and the area surrounding the pond will be reopened.
- The community work day on August 12 was extremely successful. Fifteen members of the community help spread 21 ½ cubic yards of barkdust and cedar chips. The labor provided by the members saved the AHHA about \$2,000.00.

- The Board had yet to make contact with a disability consultant to receive expert guidance on making the Commons more accessible.
- The Board is still working on details for a credit card for purchases with a small credit limit. The Board will establish a policy for use before any credit card is activated.
- The proposed signs for the large oak tree in the Commons have been ordered and installation is pending.

4. COMMITTEE REPORTS:

- **ARC COMMITTEE:** The September meeting was very busy and the approvals from the ARC meeting are posted on the website. The ARC and the Board would like to thank Margaret Tingwall for her service on the committee. The Board approved by unanimous vote the appointment of Carol May to the ARC.
- **WELCOMING COMMITTEE:** There was no official report. It was noted that several new neighbors had been welcomed to the community.
- **AMENITIES COMMITTEE:** The Amenities Committee is still working on having lines painted on the basketball court and efforts to repair the basketball hoop. Scheduling has been difficult. The committee is working with the Maintenance Team on several projects including eliminating the flooding on the pathway adjacent to the bridge, some housekeeping around the new benches, consideration of pathway material options, the replacement of some dead shrubbery, and the purchase of some additional picnic tables.

5. UNFINISHED BUSINESS:

- Policy 17-02 was passed with the notation that the use of artificial turf on Lot 150 will be grandfathered into the community. The vote was 4 – 1 (Steve).
- The committee charged with writing a fishing policy has completed their task. The policy (17–03) will be sent to the members and posted on the website for comment. Final action will be considered at the Annual Members Meeting on November 16, 2017. The committee also made recommendations for the stocking of the pond once the pond has been filled.

6. NEW BUSINESS:

- The Board has two vacancies for 2018. The positions will be elected at the November 16, 2017 Annual Members Meeting. Members interested in serving on the Board need

to have a petition of nomination signed by three members of the Association. Election protocol will be sent to the members with the Fall Newsletter.

- The Board is considering the formation of a Youth Committee so the younger members of the community can voice their opinions and desires.

Next Meeting: Scheduled for Thursday, October 13, 2017, 7:00 PM at the Silverton Senior Center.

8:30 Adjournment.

Todd Ferrell
AHHHA Secretary